

RECEIVED**MAY 07 2018**STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES**Notice of Change in Water Right Ownership****IDWR / NORTH**

1. List the numbers of all water rights and/or adjudication claim records to be changed. If you only acquired a portion of the water right or adjudication claim, check "Yes" in the "Split?" column.

Water Right/Claim No.	Split?	Water Right/Claim No.	Split?	Water Right/Claim No.	Split?
95-11834	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Richard Lucia & Elaine Lucia (Trustee)
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): David Rath and Lori Rath
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or

15246 W. Destiny Drive Post Falls ID 83854
Mailing address City State ZIP
(509) 991-1572 david@nbiatlasboiler.com
Telephone Email

4. If the water rights and/or adjudication claims were split, how did the division occur?
- ☐ The water rights or claims were divided as specifically identified in a deed, contract, or other conveyance document.
- ☐ The water rights or claims were divided proportionately based on the portion of their place(s) of use acquired by the new owner.

5. Date you acquired the water rights and/or claims listed above: 06-01-18

6. If the water right described herein has been rented from the Water Supply Bank, rental proceeds will be disbursed in the following manner regardless of any arrangements between the buyer(s) and seller(s) to the contrary:

- Rental payments will go to the lessor(s) of record at the beginning of the rental season.
- If a change in ownership is processed by the Department during a rental season, rental payment will be made to the person or entity who is the lessor of record at the beginning of that rental season.
- New lessor(s) of record will receive payment after the following rental season.

7. This form must be signed and submitted with the following **REQUIRED** items:

- A copy of the conveyance document – warranty deed, quitclaim deed, court decree, contract of sale, etc. The conveyance document must include a legal description of the property or description of the water right(s) if no land is conveyed.
- Plat map, survey map or aerial photograph which clearly shows the place of use and point of diversion for each water right and/or claim listed above (if necessary to clarify division of water rights or complex property descriptions).
- Filing fee (see instructions for further explanation):
 - \$25 per *undivided* water right.
 - \$100 per *split* water right.
 - No fee is required for pending adjudication claims.

8. Signature: [Signature] Title, if applicable _____ Date 05-02-18
Signature of new owner/claimant
Signature: [Signature] Title, if applicable _____ Date 05-02-18
Signature of new owner/claimant

For IDWR Office Use Only:

Received by N/A Date N/A Receipt No. N/A Receipt Amt. N/A
Approved by [Signature] Processed by [Signature] Date 6-4-2018



100 Wallace Avenue
Coeur d'Alene, ID 83814

ELECTRONICALLY RECORDED-DO NOT
REMOVE THE COUNTY STAMPED FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT

File No. 621175 KT/SS

WARRANTY DEED

For Value Received Elaine Gayle Lucia, Trustee of the Elaine Gayle Lucia Living Trust dated
March 3, 2016

hereinafter referred to as Grantor, does hereby grant, bargain, sell, warrant and convey unto

David W. Rath and Lori J. Rath, husband and wife as community property with
hereinafter referred to as Grantee, whose current address is P.O. Box 30964 Spokane, WA 99223
^{right of survivorship}

The following described premises, to-wit:

See Exhibit A attached hereto and made a part hereof.

To HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), and
Grantees(s) heirs and assigns forever. And the said Grantor(s) does (do) hereby covenant to and with the
said Grantee(s), the Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are
free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those
made, suffered or done by the Grantee(s); and subject to U.S. Patent reservations, restrictions,
dedications, easements, rights of way and agreements, (if any) of record, and current years taxes, levies,
and assessments, includes irrigation and utility assessments, (if any) which are not yet due and payable,
and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

Dated: May 31, 2017

Elaine Gayle Lucia, Trustee of the Elaine Gayle Lucia Living Trust dated March 3, 2016

X By: Elaine Gayle Lucia, Trustee
Elaine Gayle Lucia, Trustee

State of Calif., County of San Diego

On this 1 day of ^{June}~~May~~ in the year of 2017, before me, the undersigned, a Notary Public in and for said State, personally appeared Elaine Gayle Lucia, Trustee of the Elaine Gayle Lucia Living Trust dated March 3, 2016 known or identified to me to be the person/persons whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.

J. Clay
Residing at: La Mesa, Ca
Commission Expires: Jan 6 2019



EXHIBIT A

A tract of land being a portion of the North half of Section 17, Township 50 North, Range 5 West, Boise Meridian, Kootenai County, State of Idaho, and being more particularly described by metes and bounds as follows, to wit:

COMMENCING at the North Quarter corner of said Section 17, which is marked by an iron rod with an aluminum cap, from which the Northeast corner of said Section 17, bears, South 87°26'45" East, a distance of 2625.18 feet; thence

Along the North line of said Section 17, South 87°26'45" East, a distance of 1312.58 feet to a set 5/8 inch iron rod and cap marking the East 1/16 corner of said Section 17; thence

Along the East line of the Northwest Quarter of the Northeast Quarter of said Section 17, South 01°50'03" West, a distance of 691.27 feet to a set 5/8 inch iron rod and cap; thence

South 50°12'50" West, a distance of 849.08 feet to a set 5/8 inch iron rod and cap; thence

South 88°36'07" West, a distance of 300.00 feet to a set 5/8 inch iron rod and cap on the centerline of a 60.00 foot wide private road easement (see private road easement agreement recorded under Instrument No. 1289994) the POINT OF BEGINNING; thence

North 89°07'30" West, a distance of 488.36 feet to a set 5/8 inch iron rod and cap on the centerline of a 60.00 foot wide private road easement (see private road easement agreement recorded under Instrument No. 1289994); thence

Along the centerline of said easement the following twenty-two (22) centerline courses:

- 1) Along the arc of a curve to the left, which is concave to the Southwest, having a radius of 56.47 feet, through a central angle of 55°07'05", an arc distance of 54.32 feet, whose chord bears North 49°15'39" West, 52.25 feet to a point of tangency; thence
- 2) North 76°49'11" West, a distance of 90.87 feet to a point of curvature; thence
- 3) Along the arc of a curve to the right which is concave to the Northeast, having a radius of 241.02 feet, through a central angle of 53°53'06", an arc distance of 226.67 feet, whose chord bears North 49°52'38" West, 218.41 feet to a point of tangency; thence
- 4) North 22°56'05" West, a distance of 324.34 feet to a point of curvature; thence
- 5) Along the arc of a curve to the left, which is concave to the Southwest, having a radius of 273.13 feet, through a central angle of 04°34'21", an arc distance of 21.80 feet, whose chord bears, North 25°13'16" West, 21.79 feet to a set 5/8 inch iron rod and cap; thence
- 6) South 62°58'25" East, a distance of 88.43 feet to a point of curvature; thence
- 7) Along the arc of a curve to the left, which is concave to the North, having a radius of 300.15 feet, through a central angle of 58°28'23", an arc distance of 306.32 feet, whose chord bears North 87°47'23" East, 293.20 feet to a point of tangency; thence
- 8) North 58°33'12" East, a distance of 193.92 feet to a point of curvature; thence
- 9) Along the arc of a curve to the right, which is concave to the Southeast, having a radius of 551.74 feet, through a central angle of 09°07'09", an arc distance of 87.81 feet, whose chord bears, North 63°06'46" East, 87.72 feet to a point of tangency; thence
- 10) North 67°40'21" East, a distance of 67.49 feet to a point of curvature; thence
- 11) Along the arc of a curve to the right, which is concave to the Southeast, having a radius of 274.58 feet, through a central angle of 19°49'55" an arc distance of 95.04 feet, whose chord bears, North 77°35'18" East, 94.57 feet to a set 5/8 inch iron rod and cap at a point of tangency; thence

- 12) North $87^{\circ}30'16''$ East, a distance of 109.71 feet to a point of curvature; thence
- 13) Along the arc of a curve to the right, which is concave to the Southwest, having a radius of 264.53 feet, through a central angle of $38^{\circ}21'13''$, an arc distance of 177.08 feet, whose chord bears, South $73^{\circ}19'08''$ East, 173.79 feet to a point of tangency; thence
- 14) South $54^{\circ}08'31''$ East, a distance of 174.60 feet to a set 5/8 inch iron rod and cap at a point of curvature; thence
- 15) Along the arc of a curve to the right which is concave to the West, having a radius of 73.21 feet, through a central angle of $109^{\circ}39'51''$, an arc distance of 140.12 feet, whose chord bears, South $00^{\circ}41'24''$ West, 119.69 feet to a point of tangency; thence
- 16) South $55^{\circ}31'20''$ West, a distance of 28.53 feet to a point of curvature; thence
- 17) Along the arc of a curve to the left, which is concave to the Southeast, having a radius of 156.42 feet, through a central angle of $18^{\circ}52'30''$, an arc distance of 51.53 feet, whose chord bears, South $46^{\circ}05'05''$ West, a distance of 51.30 feet to a point of tangency; thence
- 18) South $36^{\circ}38'50''$ West, a distance of 70.32 feet to a point of curvature; thence
- 19) Along the arc of a curve to the right, which is concave to the Northwest, having a radius of 598.79 feet, through a central angle of $06^{\circ}07'05''$, an arc distance of 63.94 feet, whose chord bears, South $39^{\circ}42'22''$ West, 63.91 feet to a point of tangency; thence
- 20) South $42^{\circ}45'55''$ West, a distance of 97.55 feet to a point of curvature; thence
- 21) Along the arc of a curve to the left, which is concave to the Southeast, having a radius of 1878.61 feet, through a central angle of $36^{\circ}01'25''$, an arc distance of 117.95 feet, whose chord bears South $24^{\circ}45'12''$ West, 116.02 feet to a point of tangency; thence
- 22) South $06^{\circ}44'30''$ West, a distance of 78.56 feet to the POINT OF BEGINNING.



100 Wallace Avenue
Coeur d'Alene, ID 83814

June 30, 2017

David W. Rath and Lori J. Rath
PO Box 30964
Spokane, WA 99223

File No. 621175

Property Address: 15246 West Destiny Drive, Post Falls, ID 83854

The closing of the above-noted property has now been completed. Enclosed for your records is the original recorded deed together with your final title policy.

We appreciate having had the opportunity to be of service to you. If you have questions please contact the Title Officer listed below.

Sincerely,

Shannon C. Snyder, Title Officer

Ph: (208)664-8254

Email: ssnyder@pioneertitleco.com

Enclosures



PioneerTitleCo.
GOING BEYOND

Owner's Policy

Policy Issuing Agent For:
Old Republic National Title Insurance Company
400 Second Avenue South
Minneapolis, MN 55401

File No.: 621175

Policy No.: OX-10337838

Date of Policy: June 2, 2017 at 3:08PM

Address Reference: 15246 W Destiny Dr, Post Falls,
ID 83854-7522

Amount of Insurance: \$950,000.00

Premium: \$2,926.00

Endorsement Premium: \$0.00

Schedule A

1. Name of Insured:

David W. Rath and Lori J. Rath

2. The estate or interest in the Land that is insured by this policy is:

FEE SIMPLE

3. Title is vested in:

David W. Rath and Lori J. Rath, husband and wife as community property with right of survivorship

4. The land referred to in the Policy is described as follows:

See Exhibit A attached hereto and made a part hereof.



State of Idaho

DEPARTMENT OF WATER RESOURCES

Northern Region • 7600 N. Mineral Drive, Suite 100 • Coeur d'Alene, Idaho 83815-7763

Phone: (208) 762-2800 • Fax: (208) 762-2819 • Website: www.idwr.idaho.gov

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

June 4, 2018

DAVID & LORI RATH
15246 W DESTINY DR
POST FALLS ID 83854

SUBJECT: Ownership Change on Notice of Claim Number(s) 95-11834

Dear Mr. & Mrs. Rath:

We have processed your change of ownership request on the Notice of Claim to a Water Right Number(s) listed above. Enclosed is a copy of the claim showing such change; for your records. Also, this information can be accessed on our website at www.idwr.idaho.gov.

Sincerely,

A handwritten signature in black ink that reads "Dawn R. Lenon". The signature is written in a cursive, flowing style.

Dawn R. Lenon
Technical Records Specialist 1

Enclosure(s) Notice of Claim 95-11834